



**AGENDA**  
**HAYWARD PLANNING COMMISSION**  
**777 B STREET**  
**Hayward, CA 94541-5007**  
**Thursday, December 14, 2000**

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**MEMBERS OF THE AUDIENCE WISHING TO ADDRESS THE PLANNING COMMISSION:**

Obtain a speaker's identification card, fill in the requested information, and give the card to the Commission Secretary. The Secretary will give the card to the Commission Chair who will call on you when the item in which you are interested is being considered. When your name is called, walk to the rostrum, state your name and address for the record and proceed with your comments. Copies of reports are available from the Commission Secretary.

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**AGENDA**

7:30 P.M. COUNCIL CHAMBERS REGULAR MEETING

ROLL CALL

SALUTE TO FLAG

**PUBLIC COMMENT – NON AGENDA ITEMS** *(The PUBLIC COMMENTS section provides an opportunity for citizens to address the Planning Commission on items not listed on the agenda. The Commission welcomes your comments under this section, but is prohibited by State law from discussing items not listed on the agenda. Your item will be taken under consideration and referred to staff.)*

**PUBLIC HEARING** \_\_\_\_\_

*The following order of business applies to items considered as part of Public Hearings:*

- *Staff Presentation*
- *Planning Commission Questions*
- *Public Input*
- *Planning Commission Discussion and Action*

**Comment:** Jesús says "Referral from the Public Works Director" is not necessary as part of an agenda title. It doesn't matter who is forwarding the item to the PC.

1. **Use Permit 00-160-19 – Yemane Tsegay (Applicant) / Alfred Antonini (Owner):**  
Request to Establish a Jazz/Dance Facility Within an Existing Commercial Building – *The Property is Located at 1004 B Street at Main Street in a CC-P/C (Central City – Plaza/Commercial) District*

2. **Text Change Application 00-140-02 – Michael Bradley, Avis Rent-A-Car (Applicant):**  
Request for a Text Amendment to Allow Car Rental Agencies as an "Administrative Conditional Use" in Neighborhood Commercial (CN) Zoning Districts

**Administrative Use Permit Application 00-150-37 – Michael Bradley, Avis Rent-A-Car (Applicant) / Toro Development Company (Owner):** Request to Allow a Car Rental Agency in Fairway Park Shopping Center



Assistance will be provided to persons requiring accommodations for disabilities in compliance with the Americans with Disabilities Act of 1990. Persons needing accommodation should contact Mary Hougey 48 hours in advance of the meeting at (510) 583-4205, or by using the TDD line for those with speech and hearing disabilities at (510) 247-3340.

3. **Appeal of Denial of Administrative Use Permit and Parking Exceptions Application No. 00-150-36 – Tonja Williamson (Applicant) / Willie and Barbara Merritt (Owners):** Request to Establish a Childcare Center for up to 24 Children and Exceptions to Off-Street Parking Regulations to Reduce the Required Number of On-site Parking Stalls to 4 Where 6 are Required, and to Allow Vehicles to Back into the Street (Forward Motion Required) – *The Property is located at 694 Corrine Street, at the Northwest Corner of Corrine and Chicoine Streets in a Single-Family Residential (RS) District*

#### ADDITIONAL MATTERS

4. Oral Report on Planning and Zoning Matters
5. Commissioners' Announcements, Referrals

#### APPROVAL OF MINUTES

- November 16, 2000

#### ADJOURNMENT

**PLEASE TAKE NOTICE** that if you file a lawsuit challenging any final decision on any public hearing item listed in this agenda, the issues in the lawsuit may be limited to the issues which were raised at the City's public hearing or presented in writing to the City Clerk at or before the public hearing. **PLEASE TAKE FURTHER NOTICE** that the City Council has adopted Resolution No. 87-181 C.S., which imposes the 90 day deadline set forth in Code of Civil Procedure section 1094.6 for filing of any lawsuit challenging final action on an agenda item which is subject to Code of Civil Procedure section 1094.5.